

003.0

0002

0027.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

975,900 / 975,900

USE VALUE:

975,900 / 975,900

ASSESSED:

975,900 / 975,900


Patriot
 Properties Inc.

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
14-16		EGERTON RD, ARLINGTON

OWNERSHIP	Unit #:	
Owner 1: LYONS MAURICE M & PHYLLIS		
Owner 2:		
Owner 3:		
Street 1: 22 OLDHAM RD		
Street 2:		
Twn/City: ARLINGTON		
St/Prov: MA	Cntry	Own Occ: N
Postal: 02474		Type:

PREVIOUS OWNER	Unit #:
Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

SALES INFORMATION	TAX DISTRICT	Parcel ID
		003.0-0002-0027.0

PREVIOUS ASSESSMENT	Parcel ID	Date								
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	104	FV	527,000	4900	4,500.	444,000	975,900		Year end	12/23/2021
2021	104	FV	502,700	4900	4,500.	444,000	951,600		Year End Roll	12/10/2020
2020	104	FV	502,700	4900	4,500.	444,000	951,600	951,600	Year End Roll	12/18/2019
2019	104	FV	383,500	4900	4,500.	471,800	860,200	860,200	Year End Roll	1/3/2019
2018	104	FV	383,500	4900	4,500.	344,100	732,500	732,500	Year End Roll	12/20/2017
2017	104	FV	359,200	5100	4,500.	299,700	664,000	664,000	Year End Roll	1/3/2017
2016	104	FV	359,200	5100	4,500.	255,300	619,600	619,600	Year End	1/4/2016
2015	104	FV	319,100	5100	4,500.	249,800	574,000	574,000	Year End Roll	12/11/2014

OTHER ASSESSMENTS	Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS	Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water			
o				Sewer			
n				Electri			
Census:				Exempt			
Flood Haz:							
D				Topo	1	Level	
s				Street			
t				Gas:			

LAND SECTION (First 7 lines only)	Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
	10/20/1995	606	Manual	8,000	C				V/SIDING	11/4/2020	Mail Update	JO	Jenny O
	6/25/1993	282	Manual	8,000	C				REPLACE PORCHES	9/1/2017	MEAS&NOTICE	HS	Hanne S

BUILDING PERMITS	Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
	10/20/1995	606	Manual	8,000	C				V/SIDING	11/4/2020	Mail Update	JO	Jenny O
	6/25/1993	282	Manual	8,000	C				REPLACE PORCHES	9/1/2017	MEAS&NOTICE	HS	Hanne S
										4/29/2009	Measured	197	PATRIOT
										12/2/1999	Inspected	264	PATRIOT
										9/20/1999	Mailer Sent		
										9/20/1999	Measured	267	PATRIOT

ACTIVITY INFORMATION	Sign:	VERIFICATION OF VISIT NOT DATA	/

LAND SECTION (First 7 lines only)	Use	Description	LUC	No of Units	Depth / Price	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
	104	Two Family	Fact	4500	Sq. Ft.	Site			0	80.	1.23	1									443,999						444,000	

